

Rear Unit, 70 Elison Court

MOTHERWELL, ML1 2DN



Large commercial unit situated within a small industrial estate in Motherwell



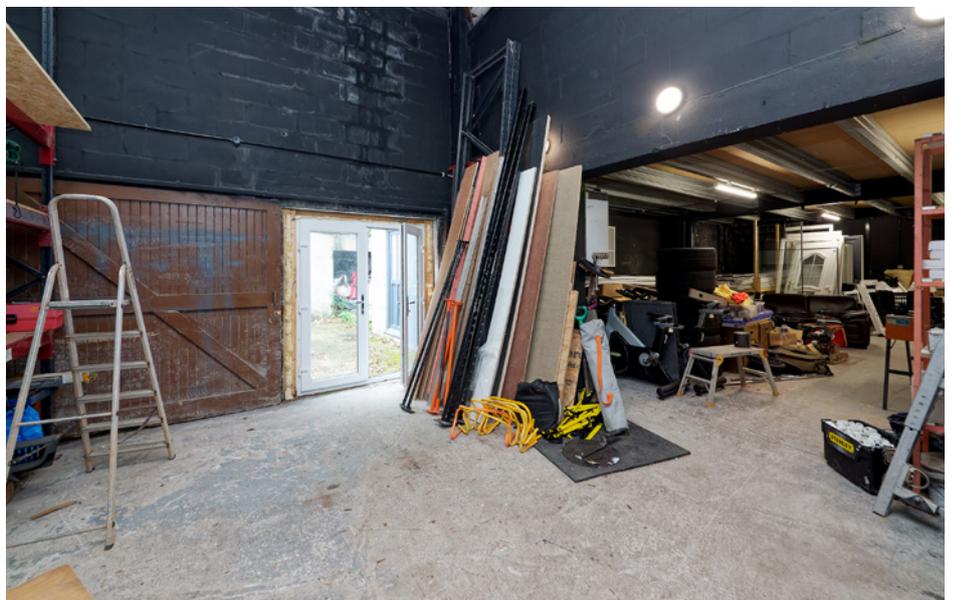
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McEwan Fraser Legal is delighted to present to the market this large commercial unit situated within a small industrial estate in Motherwell.

THE UNIT



The unit has vehicular access and land to the rear. The current owner has had the property for over 20 years and it has been well looked after and maintained. Currently let, the property could be sold with tenants in situ or vacant possession. The unit has previously been used as a workshop, gym and storage facility demonstrating the flexibility on offer.

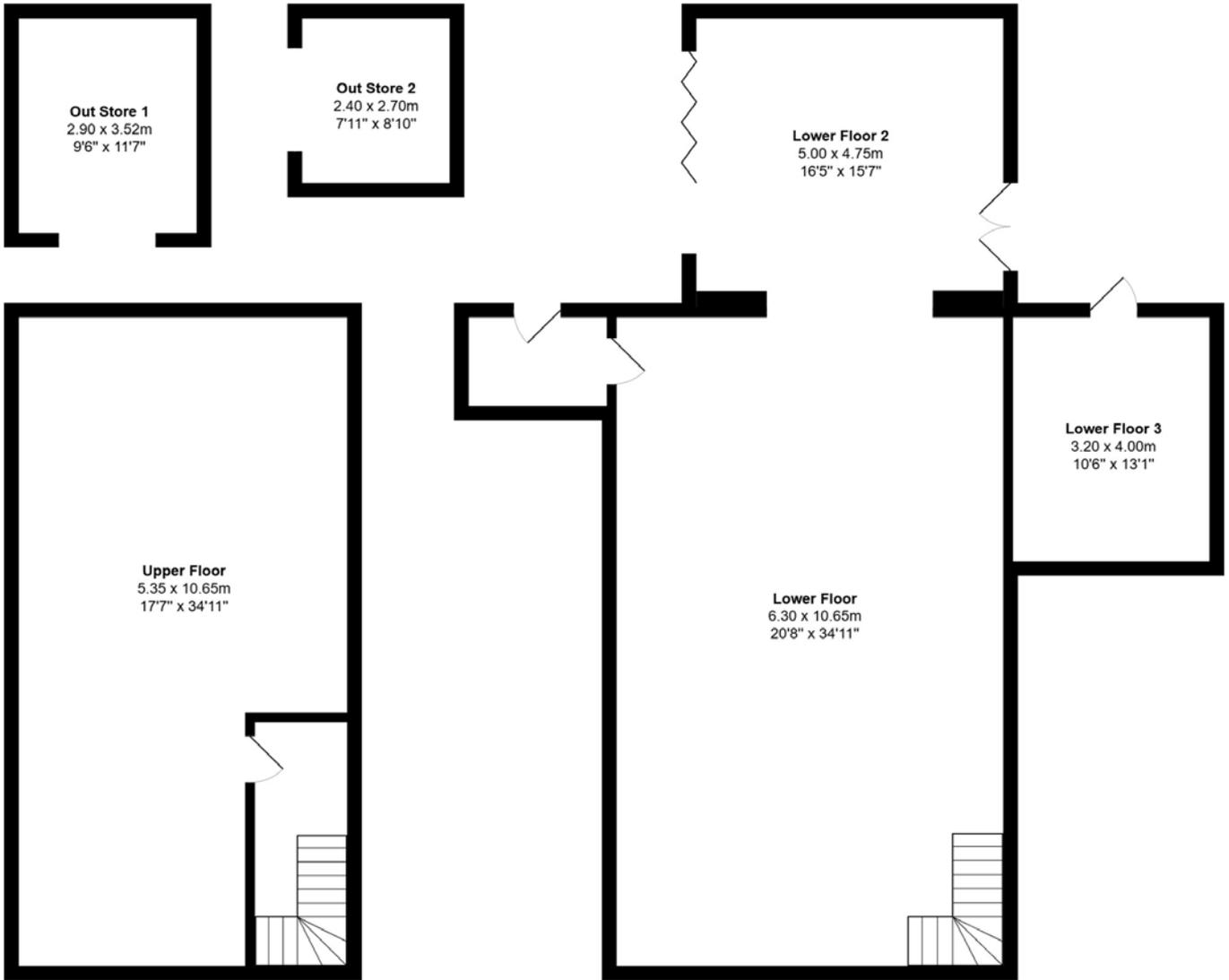


EXTERNALS

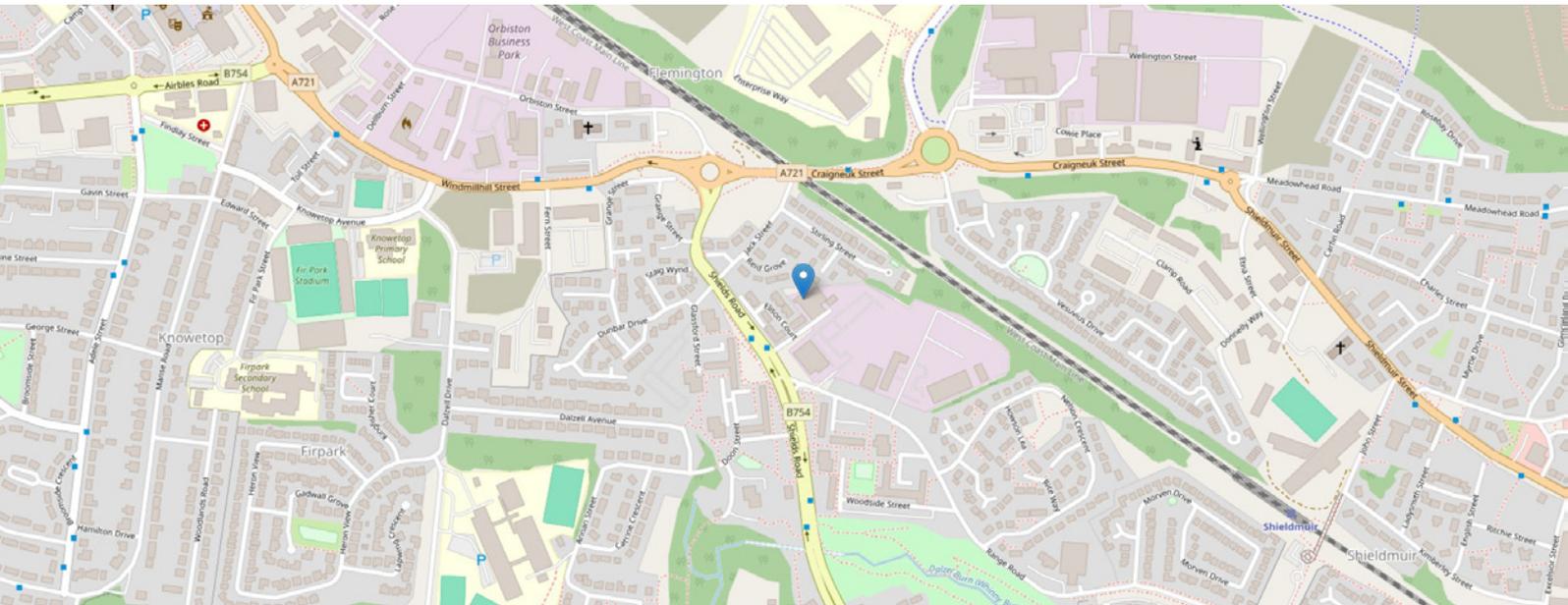
The location, size, quality and layout of the space on offer make it ideal for many different uses, i.e. showroom, workshop, photography studio, storage, gym and many more.



FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions (Taken from the widest point)



THE LOCATION

Motherwell offers a great selection of shops, bars, restaurants and leisure facilities.





It is perfectly located for the commuter, with the M74 & M8 providing convenient access to the central belt. The town also offers excellent public transport, with train and bus services providing links to the surrounding areas.



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Part
Exchange
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